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**HISTORIC PRESERVATION REVIEW BOARD  
STAFF REPORT AND RECOMMENDATION**

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Landmark/District:	<b>Capitol Hill Historic District</b>	<input type="checkbox"/> Agenda
Address:	<b>630 C Street NE</b>	<input checked="" type="checkbox"/> Consent
ANC:	<b>6C</b>	<input checked="" type="checkbox"/> Concept
		<input checked="" type="checkbox"/> Alteration
Meeting Date:	<b>April 30, 2020</b>	<input checked="" type="checkbox"/> New Construction
Case Number:	<b>20-222</b>	<input checked="" type="checkbox"/> Demolition
		<input type="checkbox"/> Subdivision

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Applicants Amy Barker and Michael Moiseyev, with plans prepared by architect Jennifer Fowler, seek concept review for construction of a two-story rear addition, a rear addition at the existing third floor, a roof deck, and a two-story carriage house on a property located in the Capitol Hill Historic District.



*Rear views of 630 C St NE*

**Property Description**

The two-story bay front brick rowhouse was built for D. B. Groff in 1889 as one of ten. The row is intact but none of the others retains their rear dogleg. The one-story garage is a typical example of an early residential garage. The alley is mainly fenced rear yards, with a two-story carriage house where the alley ends.

**Proposal**

The rear addition would infill the rear dogleg and be flush with the existing rear wall, making a flat rear elevation. The new rear elevation would be brick with Azek trim and aluminum-clad windows and doors. The third story addition would be full width and extend back three feet. The roof of the rear addition would have a deck with a brick parapet wall.

The existing shed would be demolished and replaced with a two-story brick carriage house in the same footprint and 20 feet tall. The west (alley) elevation would have a steel pedestrian door and small horizontal window on the second story, both with brick header lintels.

**Evaluation**

The other buildings in this matching row already have rear additions that infill their doglegs, so infilling this dogleg will not have a negative impact on the rear alleyscape. The carriage house does not have the appearance of a carriage house, but in material and scale is compatible with the historic and new alley buildings in this historic district.

**Recommendation**

*The HPO recommends the Board find the concept plans to be compatible with the Capitol Hill historic district, and delegate final approval to staff.*

*Staff contact: Moira Nadal*